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**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS, THAT I, VICTORIA L. KARTER**, of Winthrop, County of Kennebec and State of Maine,

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by **JEFFREY W. WICKMAN and KAREN K. WICKMAN**, both of Oakland, County of Kennebec, and State of Maine, whose address is 671 Smithfield Road, Oakland, ME 04963

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and conveyed **WITH WARRANTY COVENANTS**, to **JEFFREY W. WICKMAN and KAREN K. WICKMAN**, as joint tenants and not as tenants in common, their heirs and assigns, forever,

Property located in **WATERVILLE**, County of Kennebec and State of Maine and further bounded and described as follows:

A certain lot or parcel of land in Waterville, Kennebec County, State of Maine, together with the buildings thereon and being Lot 59 on Plan of Silvermount, J.E. Poulin Estate, made by Harry E. Green, City Engineer, dated May 16, 1946 and recorded in Kennebec County Registry of Deeds in Plan Book 15, Page 11 and more particularly described as follows:

Commencing in the southerly line of Silvermount Street being in the northeasterly corner of said Lot and in the westerly line of Lot 58; thence in a southeasterly direction along the westerly line of Lot 58 one hundred sixteen and twenty-five one hundredths (116.25) feet; thence in a southwesterly direction seventy and ninety-six one hundredths (70.96) feet to the easterly line of Lot 60; thence northwesterly in the easterly line of Lot 60 one hundred thirty and nine tenths (130.9) feet to the southerly line of Silvermount Street; thence Northeasterly in the southerly line of Silvermount street sixty-nine and five tenths (69.5) feet to the point of beginning.

Being the same premises conveyed to the herein Grantor by Warranty Deed of Dennis L. and Adele C. Ripley, dated May 20, 1988 and recorded in the Kennebec County Registry of Deeds at Book 3352 Page 339.

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IN WITNESS WHEREOF, I, the said **VICTORIA L. KARTER**, have hereunto set my hand and seal this 21<sup>st</sup> day of June, 2002.

Signed, Sealed and Delivered  
in the presence of:

*David J. Roy*  
Witness

*Victoria L. Karter*  
**VICTORIA L. KARTER**

**ACKNOWLEDGEMENT**

STATE OF MAINE  
Kennebec, ss.

June 21, 2002

Personally appeared the above named **VICTORIA L. KARTER** and acknowledged the foregoing instrument to be her free act and deed.

Before me,

*David J. Roy*  
NOTARY PUBLIC

**David J. Roy**  
Notary Public, Maine  
My Commission Expires July 21, 2008  
(print name)

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ATTEST: *David J. Roy*  
REGISTER OF DEEDS